# LYNCHBURG CITY COUNCIL
## Agenda Item Summary

MEETING DATE: **February 8, 2005**　　　　　　　　　　　　　AGENDA ITEM NO.:  11

CONSENT:　　　　　　　　　　REGULAR:  **X**　　　　　　CLOSED SESSION:
　　　　　　　　　　　　　　　　　　　　　　　　　　　　　(Confidential)

ACTION: **X**　　　　　　　　　INFORMATION:

ITEM TITLE:  **Sale of City Property at 1201 5$^{th}$ Street**

RECOMMENDATION:  After a public hearing, authorize the sale of 0.0422 acres of City property, approximately one half of the lot located at 1201 5$^{th}$ Street, to the Lynchburg Neighborhood Development Corporation (LNDF) for $2,500.

SUMMARY:  LNDF has acquired property at 419 Taylor Street for rehabilitation.  Please see the attached plat. The plan is to construct a driveway along side the dwelling and provide parking in the rear of the property.  Due to the narrowness of the lot, LNDF approached the City about purchasing the adjacent lot, 1201 5$^{th}$ Street.  The City has agreed to consider the sale of one half of that lot (preserving the green space along 5$^{th}$ Street) for at least the assessed value of the whole lot and with the additional condition that a landscape buffer will be planted along the new property line.  1201 5$^{th}$ Street is assessed at $2,400 and LNDF has offered $2,500 for the 0.0422 acres.

PRIOR ACTION(S):  None

FISCAL IMPACT:  $2,500 to the General Fund and the property (half of the original lot) is returned to the tax roles.

CONTACT(S):  Kimball Payne

ATTACHMENT(S):　　Resolution; Plat of subdivision

REVIEWED BY: lkp

BE IT RESOLVED That the Council of the City of Lynchburg hereby determines that the City has no need for the 0.0422 acre of City-owned property located at 1201 5$^{th}$ Street, and hereby approves the sale of the property to the Lynchburg Neighborhood Development Corporation (LNDF) for $2,500.

BE IT FURTHER RESOLVED That the City Manager is hereby authorized to execute the appropriate documents for the sale of the property.
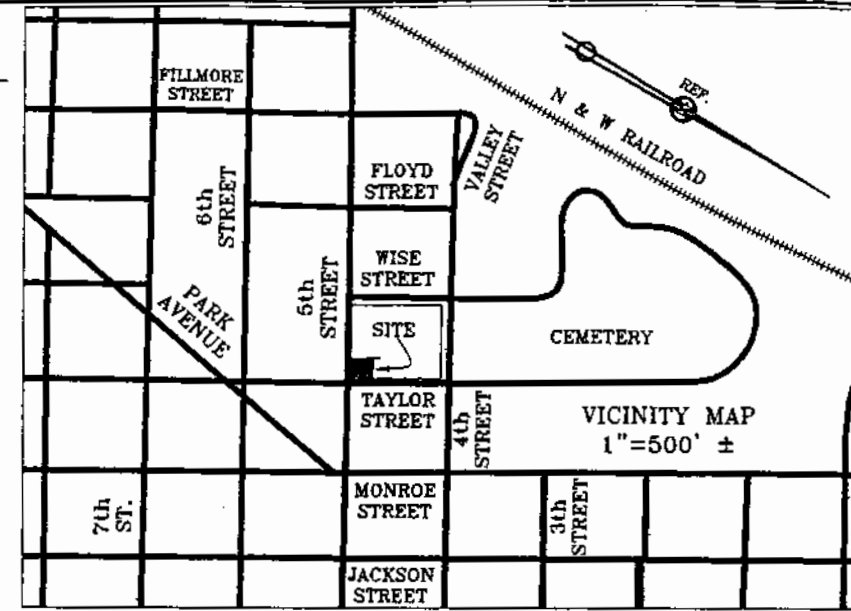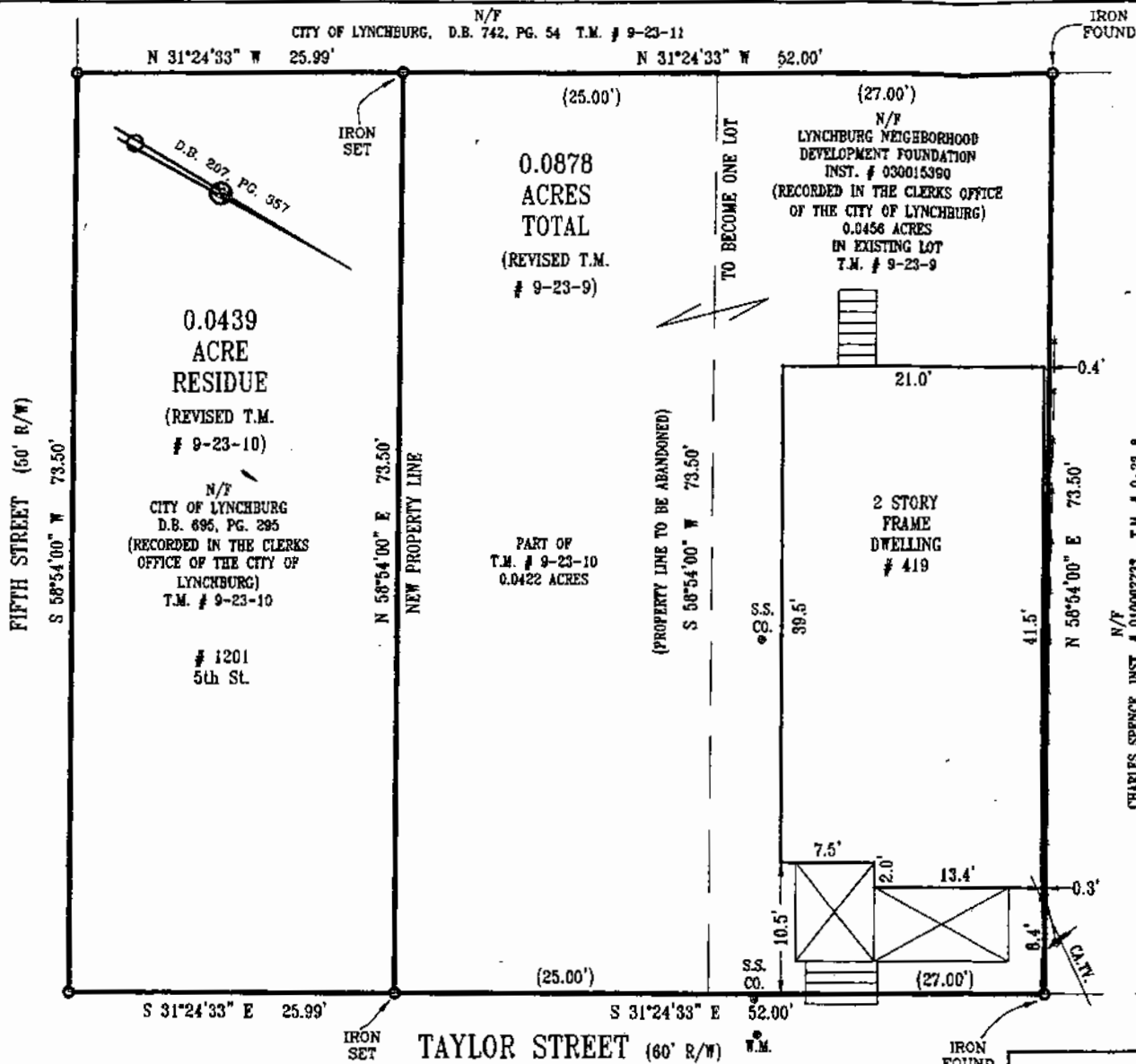
Introduced:                                          Adopted:

Certified:          _____
                        Clerk of Council
028P

N/F CITY OF LYNCHBURG, D.B. 742, PG. 54 T.M. # 9-23-11

N 31°24'33" W 25.99'     N 31°24'33" W 52.00'

IRON FOUND

IRON SET

D.B. 207 PG. 357

(25.00')

(27.00')

0.0878 ACRES TOTAL

(REVISED T.M. # 9-23-9)

N/F LYNCHBURG NEIGHBORHOOD DEVELOPMENT FOUNDATION INST. # 030015390 (RECORDED IN THE CLERKS OFFICE OF THE CITY OF LYNCHBURG) 0.0456 ACRES IN EXISTING LOT T.M. # 9-23-9

TO BECOME ONE LOT

0.0439 ACRE RESIDUE

(REVISED T.M. # 9-23-10)

N/F CITY OF LYNCHBURG D.B. 695, PG. 295 (RECORDED IN THE CLERKS OFFICE OF THE CITY OF LYNCHBURG) T.M. # 9-23-10

# 1201 5th St.

FIFTH STREET (50' R/W)

S 58°54'00" W 73.50'

N 58°54'00" E 73.50'

NEW PROPERTY LINE

PART OF T.M. # 9-23-10 0.0422 ACRES

(PROPERTY LINE TO BE ABANDONED)

S 58°54'00" W 73.50'

N 58°54'00" E 73.50'

0.4'

21.0'

39.5'

41.5'

2 STORY FRAME DWELLING # 419

N/F CHARLES SPENCE, INST. # 010002733, T.M. # 9-23-8

S.S. CO.

7.5'

2.0'

13.4'

0.3'

10.5'

8.4'

S.S. CO.

(27.00')

C.A.T.V.

(25.00')

S 31°24'33" E 25.99'     S 31°24'33" E 52.00'

IRON SET

TAYLOR STREET (60' R/W)

W.M.

IRON FOUND

## VICINITY MAP

FILLMORE STREET

6th STREET

FLOYD STREET

VALLEY STREET

N & W RAILROAD

REF.

5th STREET

WISE STREET

PARK AVENUE

SITE

CEMETERY

TAYLOR STREET

4th STREET

VICINITY MAP 1"=500' ±

7th St.
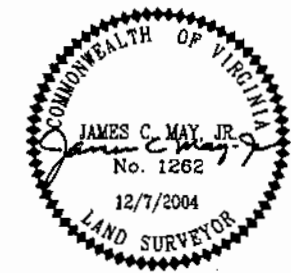
MONROE STREET

3th STREET

JACKSON STREET

THE DEDICATION OF THE SUBDIVISION APPEARING ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER,(S).

DATE: _____ BY: _____

STATE OF VIRGINIA
CITY/COUNTY OF _____, TO WIT:
I, _____, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE NAMES SIGNED TO THE FOREGOING CONSENT STATEMENT WERE ACKNOWLEDGED BEFORE ME THIS ___ DAY OF _____, 20___. MY COMMISSION EXPIRES:

_____, NOTARY PUBLIC

APPROVAL:

DIRECTOR OF ENGINEERING : CITY OF LYNCHBURG

CITY PLANNER : CITY OF LYNCHBURG

COMMONWEALTH OF VIRGINIA
JAMES C. MAY JR.
No. 1262
12/7/2004
LAND SURVEYOR

NOTES:
1. THIS SURVEY HAS BEEN PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND DOES NOT, THEREFORE NECESSARILY INDICATE ALL ENCUMBRANCES UPON THE PROPERTY.
2. THIS PROPERTY IS NOT IN FLOOD ZONE A OR B. THIS PROPERTY IS IN FLOOD ZONE C AS SCALED FROM F.E.M.A. FLOOD INSURANCE RATE MAP(S) COMMUNITY PANEL NUMBER 510093 0010 B DATED SEPTEMBER 1, 1978.
3. THIS PLAT HAS BEEN PREPARED FROM AN ACTUAL FIELD SURVEY DONE PER DATE OF THIS PLAT AND THERE ARE NO VISIBLE EASEMENTS OR ENCROACHMENTS EXCEPT AS SHOWN HEREON.
4. PART OF EXISTING T.M. # 9-23-10 0.0422 ACRES IS TO BE CUT OFF ADDED TO AND MADE A PART OF EXISTING T.M. # 9-23-9. 0.0456 ACRES TO FORM A REVISED T.M. # 9-23-9 CONTAINING 0.0878 ACRES.
5. THIS SITE IS SERVED BY CITY OF LYNCHBURG WATER AND SEWER SYSTEMS.
6. THIS SITE IS SERVED BY OVERHEAD ELECTRIC & TELEPHONE SERVICE.

JAMES C. MAY AND ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
P.O. BOX 718, LYNCHBURG, VA., 24501
434-528-1005  (FAX 434-846-5412)

PLAT SHOWING RESUBDIVISION OF
419 TAYLOR STREET & 1201 FIFTH STREET PART OF CITY LOT 850
CITY OF LYNCHBURG, VIRGINIA

| SOURCE OF TITLE: | | | SEE PLAT | |
|---|---|---|---|---|
| SCALE: 1"=10' | DATE: DEC. 7, 2004 | COMM. NO.: 04068 | F.B. REF.: | |
| FOR: LYNCHBURG NEIGHBORHOOD DEVELOPMENT FOUNDATION | | | TAX ID.: | 9-23-9 & 10 |